REQUEST FOR SHPO REVIEW AND COMMENT ON A LOCAL UNIT OF GOVERNMENT ACTION

All materials must be submitted in hard-copy via US Postal or other mail carrier. We do not accept electronic project submittals. Submit one copy of this form and supporting materials for each undertaking requiring our review, pursuant to Wis. Stats. §§ 44.42 and 66.1111. Please print or type. Return to:

Wisconsin Historical Society
State Historic Preservation Office
816 State Street
Madison, WI 53706

Please provide all of the following information, as applicable:

I. GENERAL INFORMATION

☒ **This is a new submittal.**
☐ **This is supplemental information relating to Case # _____, and title _____**
☐ **This project is being undertaken pursuant to the terms and conditions of a programmatic or other memorandum of agreement.**

The title of the agreement is Demolition of 4444 N 26th Street Non-contributing Addition

A. Local Unit of Government Jurisdiction (governmental entity undertaking the project): City of Milwaukee - Office of the City Clerk

B. Local Unit of Government Project Contact: Jacqueline Drayer

C. Return Address: 2710 Stuart Avenue #4 City: Richmond Zip Code: 23220

D. Telephone: 414-286-0939 FAX: _____

E. Email Address: hintern2@milwaukee.gov

F. Project Name: 4444 N 26th Street

G. Project Street Address: 4444 N 26th Street

H. City: Milwaukee Zip Code: 53209 County: Milwaukee

I. Project Location: Township 7N, Range 22, East ☒ or West ☐, Section 6, Quarter Sections _____

J. Project Narrative Description: Attach information including activity summary, plan drawings/specifications, current photographs of the affected property.

K. Area of Potential Effect (APE): Attach a copy of U.S.G.S. 7.5 minute topographic quadrangle showing APE, and/or other maps as appropriate.

II. IDENTIFICATION OF NATIONAL REGISTER OR STATE REGISTER-LISTED HISTORIC PROPERTIES

☒ National Register and/or State Register-Listed Historic Properties are located within the project APE. Attach supporting information identifying said properties.

III. FINDINGS

☐ No National Register and/or State Register-Listed Historic Property or Properties may be affected. Attach supporting documentation.
☒ The proposed undertaking may affect one or more National Register and/or State Register-Listed Historic Properties located within the project APE. Attach supporting documentation.

Authorized Signature: Jacqueline Drayer Date: 5/12/21

Type or Print Name: Jacqueline Drayer

IV. STATE HISTORIC PRESERVATION OFFICE COMMENTS

☐ SHPO concurs in the findings identified above.
☐ The proposed undertaking will not result in an adverse effect to one or more historic properties.
☐ The proposed undertaking will result in an adverse effect to one or more historic properties.
☐ SHPO requires negotiation with the Local Unit of Government to resolve the adverse effect.
☐ SHPO objects to the finding for reasons indicated hereon or in the attached letter.
☐ SHPO cannot review this submittal for reasons indicated hereon or in the attached letter.

Authorized Signature: _____ Date: _____

Guidelines to Assist with Your Submittal

Identify Historic Property that is listed on the National Register or State Register of Historic Places: All Wisconsin National Register or State Register of Historic Places listings are searchable on our website: wihist.org/NR-Records. Each listing has a digital record providing basic information about the property.

Effect: Will your project change, replace, augment, add to, diminish, or otherwise alter physical properties of the listed property itself or its setting, whether such impact is perceived to be positive or negative?

Narrative: Describe your project briefly including the problem or needs you are addressing, the options you have considered, and the option you have chosen to pursue.

APE: Space within which the project will have immediate impact. Also, space within which there may be collateral/secondary impact. Provide a map showing the location of your property/project. USGS topographic-type maps are helpful (these may be obtained through the internet or from the US Geological Survey for free: (https://viewer.nationalmap.gov/basic/); you may supply additional maps as necessary including plat or street (using Google or MapQuest, for example) to assist us in identifying your project location.

Supporting materials: Provide copies of all plan details, including drawings and other specifications. Include information on each of the options considered. Provide cost assessments/comparisons of options considered. Provide current (and historic, if relevant) photos of the property, including specific photos of the areas of the property to be affected.

Section I: General Information: Check the appropriate boxes, and fill in all information as requested, referring to the above guidelines as necessary.

Section II: Identification of Listed Properties: Search the WHS database or local records to confirm presence or absence of a property listed on the State Register or National Register of Historic Places. Copy this information to include with your submittal. If there are no such properties, you do not submit materials to our office for review.

Section III: Findings: Using the guidelines above, assess any effect(s) on the State Register or National Register-listed property. If there will be no effect, check that box. If there is no effect, you are not required to submit materials to our office for review. However, you may submit materials and we will evaluate your findings. If there may be an effect, check that box.

Section IV: SHPO Comments: We will determine whether your project may adversely affect the identified listed property. If there may be an adverse effect, we may request additional information; we may suggest a change to your project plans; we may acknowledge the adverse effect and conclude our review. In any case of adverse effect, we may require negotiation with the Unit of Government to avoid, minimize or otherwise mitigate the adverse effect. We will indicate our response on the form, and will return the form to you.

The law requires we respond to you within 30 days of our receipt of your submittal. If necessary, we may request an additional 30 days to review your project. If we do not respond to you within 30 days of our receipt of your submittal, there is a statutory presumption that we have no further comments on your project. You may then proceed with your project as designed at the time of the submittal.

With any questions, please the Wisconsin Historical Society at (608) 261-2457 or compliance@wisconsinhistory.org.

For SHPO Use Only: SHPO Case # _____

STATE HISTORIC PRESERVATION OFFICER NOTICE

PER WIS. STAT. § 66.0413 – RAZING HISTORIC BUILDINGS

REQUEST TO RAZE PROPERTY LISTED ON STATE REGISTER/NATIONAL REGISTER OF HISTORIC PLACES

Requesting Unit of Government: City of Milwaukee - Office of the City Clerk

Project Contact Person: Jacqueline Drayer

Contact Return Address: 2710 Stuart Avenue #4 Richmond VA 23220

Contact Phone Number: 414-286-0939 FAX Number: _____

Contact Email Address: hintern2@milwaukee.gov

Listed Property Name: 4444 N 26th Street - Please consider expediting or waiving the demolition review period - see photos.

Listed Property Address: 4444 N 26th Street Milwaukee, WI 53209

Town, Range and Section # (If applicable): Town: 7N Range: 22E E/W (circle one) Section: 6

Indicate the Following Where Applicable (Check Boxes):

- [X] Map Showing Property Location Included
- [X] Current Photos of Property Included
- [X] Property is Publicly-owned – Public Entity Name: City of Milwaukee
- [ ] Property is Non-publicly-owned – Owner Name: _____

Authorized Signature: Jacqueline Drayer Date: 5/12/21

Type or Print Name: Jacqueline Drayer

STATE HISTORIC PRESERVATION OFFICE RESPONSE

- [ ] Acknowledge Notice
- [ ] Waive Remaining 30-day Time Period (Demolition may proceed upon receipt of this response)
- [ ] Request 30-day Time Period to Create/Preserve Historic Record of Property
- [ ] Other: _____

Authorized Signature: _____ Date: _____

City of Milwaukee

Office of the City Clerk

Jim Owczarski
City Clerk
jowcza@milwaukee.gov

Dana J. Zelanzy
Deputy City Clerk
d.zelazny@milwaukee.gov

May 13, 2021

Wisconsin Historical Society
Daina Penkiunas
State Historic Preservation Officer
816 State Street
Madison, WI 53706

Dear Ms. Penkiunas:

The City of Milwaukee is notifying you of its intent to demolish a collapsed addition to the cottage located at 4444 N 26th Street. The cottage is a contributing building to the Garden Homes Historic District. The 1960 rear addition is non-contributing to the historic district.

The City of Milwaukee – Department of City Development took possession of 4444 N 26th Street on March 24, 2021 as the result of tax foreclosure. As demonstrated by the attached dated photo, the cottage's rear addition had collapsed prior to the city's acquisition of the property. The addition's roof and back wall are collapsed. The damage is extensive. The condition is such that our building inspectors have formally condemned the rear addition. At the request of the Garden Homes Neighborhood Association, the City of Milwaukee will save the foundation of the addition and securely board the remainder of the home.

The cottage on the property is one of 93 buildings and park constructed as part of the Garden Homes housing project. The Garden Homes Historic District's contributing houses were built between 1921 and 1923. The significance derives from community planning and development and social history. The Garden Homes were the nation's first municipally-built housing development, and their original working-class tenants were offered the chance to buy equity in their homes through cooperative ownership plans. As hinted in the project's name, the housing incorporated England's Garden City movement's planning principles, production-line construction techniques, and labor-saving materials. The historic district's period of significance (1921-1936) encompasses its initial construction through the end of its era of cooperative ownership.

After the houses were converted to private ownership, the original buildings were frequently altered by owners wishing to customize their appearance and mitigate stucco failure. The original cottage on the subject property has been asphalt-sided, and a rear one-story addition was constructed in 1960, outside of the historic district's period of significance. Although sympathetic to the original cottage and minimally visible from the street, no historical evidence or design features were uncovered to suggest that the addition possesses historic significance of its own. It was constructed as an extension of the main living space, possibly a family room.

The Area of Potential Effects is limited to the subject property, as the single-story rear addition is minimally visible from any public property or either adjacent property.

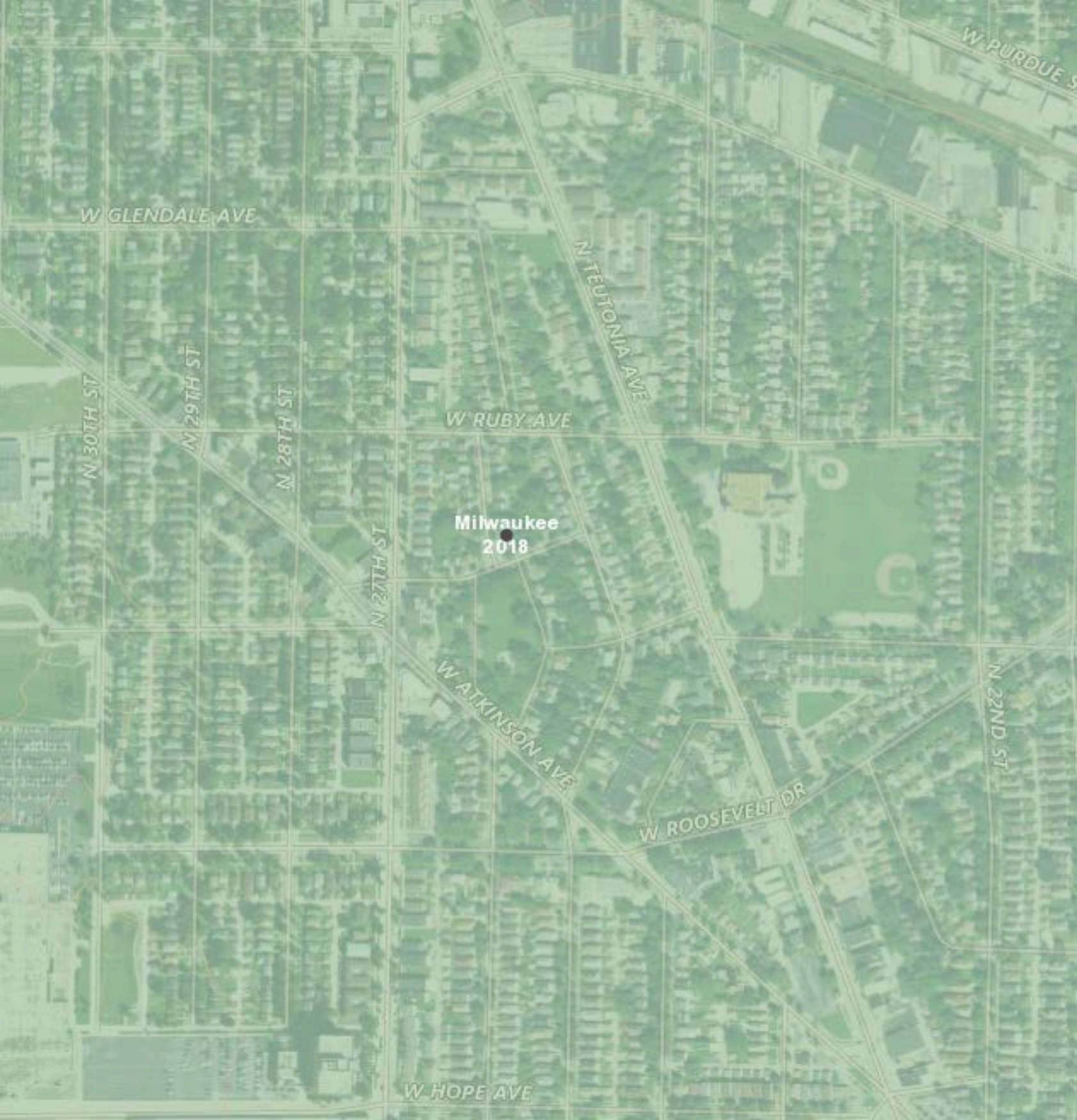
Based on the addition's lack of significance, construction outside of the period of significance, and limited visibility from the majority of the historic district, demolition of the rear addition will have no adverse effect on the Garden Homes Historic District. Due to the worsening condition of the addition (see attached photos), we request that you consider expediting or waiving the demolition review period as the condition of the property is a safety hazard in this occupied neighborhood and is a liability concern for the city.

You can reach me at the phone number or email below. Thank you for your review and consideration.

Sincerely,

Jacqueline Drayer

Jacqueline Drayer
Senior Planner
City of Milwaukee
414-286-0939
Hintern2@milwaukee.gov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Milwaukee
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W ATKINSON AVE
N 22ND ST
W ROOSEVELT DR
W HOPE AVE

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